WAC 197-11-960 Environmental checklist.

ENVIRONMENTAL CHECKLIST

Purpose of checklist:

The State Environmental Policy Act (SEPA), chapter 43.21C RCW, requires all governmental agencies to consider the environmental impacts of a proposal before making decisions. An environmental impact statement (EIS) must be prepared for all proposals with probable significant adverse impacts on the quality of the environment. The purpose of this checklist is to provide information to help you and the agency identify impacts from your proposal (and to reduce or avoid impacts from the proposal, if it can be done) and to help the agency decide whether an EIS is required.

Instructions for applicants:

This environmental checklist asks you to describe some basic information about your proposal. Governmental agencies use this checklist to determine whether the environmental impacts of your proposal are significant, requiring preparation of an EIS. Answer the questions briefly, with the most precise information known, or give the best description you can.

You must answer each question accurately and carefully, to the best of your knowledge. In most cases, you should be able to answer the questions from your own observations or project plans without the need to hire experts. If you really do not know the answer, or if a question does not apply to your proposal, write "do not know" or "does not apply." Complete answers to the questions now may avoid unnecessary delays later.

Some questions ask about governmental regulations, such as zoning, shoreline, and landmark designations. Answer these questions if you can. If you have problems, the governmental agencies can assist you.

The checklist questions apply to all parts of your proposal, even if you plan to do them over a period of time or on different parcels of land. Attach any additional information that will help describe your proposal or its environmental effects. The agency to which you submit this checklist may ask you to explain your answers or provide additional information reasonably related to determining if there may be significant adverse impact.

Use of checklist for nonproject proposals:

Complete this checklist for nonproject proposals, even though questions may be answered "does not apply." IN ADDITION, complete the SUPPLEMENTAL SHEET FOR NONPROJECT ACTIONS (part D).

For nonproject actions, the references in the checklist to the words "project," "applicant," and "property or site" should be read as "proposal," "proposer," and "affected geographic area," respectively.

A. BACKGROUND

1. Name of proposed project, if applicable:

Washington State Department of Fish and Wildlife Lynch Cove Demolition Project

2. Name of applicant:

Washington State Department of Fish and Wildlife

3. Address and phone number of applicant and contact person:

Washington State Department of Fish and Wildlife
600 Capitol Way North
Olympia, WA. 98501
Contact: Cindy Knudsen
360 902 8422
Cindy.knudsen@dfw.wa.gov

4. Date checklist prepared:
2 6 2014

5. Agency requesting checklist:
Washington State Department of Fish and Wildlife

6. Proposed timing or schedule (including phasing, if applicable):
March - May, 2014

7. Do you have any plans for future additions, expansion, or further activity related to or connected with this proposal? If yes, explain.

The three properties scheduled for demolition are located on HW 3 in Belfair, WA. (Identified as: 5 Star, Kumlue, Martin). Future plans for the immediate area include establishing the WDFW Lynch Cove Habitat Area, located east of these parcels in the Tahuya Peninsula estuary.

8. List any environmental information you know about that has been prepared, or will be prepared, directly related to this proposal.

Three Hazardous Waste Materials environmental assessments have been completed for each of the three parcels.
(5 Star: #1213-02, Kumlue:# 015-06, and Martin,# 0114-01)
Cultural Resource Assessments will be performed for the demolition locations.

9. Do you know whether applications are pending for governmental approvals of other proposals directly affecting the property covered by your proposal? If yes, explain.

This demolition project is part of a Lynch Cove habitat restoration plan, called the *Lynch Cove Urban Wildlife Estuary Conservation Project*. The Lynch Cove Restoration Project in its entirety as "in progress" with Washington State Recreation and Conservation Office (PRISM project #08-1512).

10. List any government approvals or permits that will be needed for your proposal, if known.

Hazardous Waste Materials Environmental Assessments are required for each of the three parcels being demolished.
Demolition permits will be required with Southwest Washington ORCAA and Mason County. A grading permit will be required by Mason County.

11. Give brief, complete description of your proposal, including the proposed uses and the size of the project and site. There are several questions later in this checklist that ask you to describe certain aspects of your proposal. You do not need to repeat those answers on this page. (Lead agencies may modify this form to include additional specific information on project description.)

Demolition activities will be done for three parcels located within 75 feet of Highway 3 near Belfair, WA. Removal of the structures will return upland previously disturbed upland areas landward of the Tahuya Peninsula to natural conditions. This project is the first phase of restoration activities performed in anticipation of the proposed Lynch Cove Estuary Restoration project. At no point will demolition activities or equipment enter any waterway.

Demolition activities involve two houses, (750 sq. feet and 1,000 sq. ft.), a restaurant (800 sq. feet), and a storage shed (200 sq. ft.). The total acreage of the three parcels is approximately 8.2 acres, however only 0.1 acres of the total acreage will involve demolition activities. Equipment used will include excavator, dump truck and pickup trucks. Septic systems will be pumped, filled, crushed, and buried on site. Water systems serving existing residences will be disconnected at the source hookup areas. Some tree trimming may be done for equipment access. Up to two trees immediately next to the existing structures will be removed as a component of this project for equipment access. Demolition materials will be taken to an approved facility for disposal.

All work will involve Best Management Practices (BMPs) to avoid introduction of sediment to waterways including but not limited to hay bales, sediment curtains. The site will be covered with plastic over nights or weekends to protect the sites if rain is anticipated.

Pit run fill material will be used to cover and grade over the foundations of buildings after demolition materials have been removed so there is no entrapment risk, fall risk, or retention of water at the site. Maximum clean fill required per site as fill to cover the basement areas and foundation areas will be: Martin site (150 yards), Five Star site (100 yards), and Kumlue (2 cubic yards). Straw and native seed materials will be applied at completion of work to cover any disturbed soils.

Demolition materials will be taken to an approved disposal facility.

12. Location of the proposal. Give sufficient information for a person to understand the precise location of your proposed project, including a street address, if any, and section, township, and range, if known. If a proposal would occur over a range of area, provide the range or boundaries of the site(s). Provide a legal description, site plan, vicinity map, and topographic map, if reasonably available. While you should submit any plans required by the agency, you are not required to duplicate maps or detailed plans submitted with any permit applications related to this checklist.

The demolition project is located in Mason County on State Route 3. From Highway 101N, take exit 104 and take slight right to merge on to 101N/-US 101 N (this exit aligns for Shelton/Port Angeles). Exit onto WA 3N/SE Olympic Highway S. toward Shelton/Bremerton. Continue to follow WA-3 N. Turn right onto E. Railroad Avenue. Take the first left onto N. Front Street. Take the first right onto WA-3 N/E Pine Street. Continue to follow WA-3 N. Arrive at:
Parcel 1: 22361 NE SR3, Belfair, WA. (Martin Parcel) 47.43345,-122.84191
Parcel 2: 22381 NE SR3, Belfair, WA. (5 Star Parcel) 47.43345,-122.84191
Parcel 3: 22421 NE SR 3, Belfair WA. (Kumlue parcel) 47.43416,-122.84167
These parcels are all in Mason County and all located within T23N, R01W, and S32.
Please refer to attached site drawing.

B. ENVIRONMENTAL ELEMENTS

1. **Earth**

a. General description of the site (circle one): **Flat,** rolling, hilly, **steep slopes, mountainous**, other . . . . . .

These demolition portions of all three parcels are all within the Highway 3 corridor in a rural forested area. The parcels are generally shaped in a rectangle, with the Western edges of all three parcels sloping down to a natural shoreline in a tidal flat estuarine area.

b. What is the steepest slope on the site (approximate percent slope)?

All three sites are from a 3 to 15% slope from near the highway to the west, and 0-3% slope in the tidal flat areas.

c. What general types of soils are found on the site (for example, clay, sand, gravel, peat, muck)? If you know the classification of agricultural soils, specify them and note any prime farmland.

All three demolition sites are classified as having Everett gravelly sandy loam.

d. Are there surface indications or history of unstable soils in the immediate vicinity? If so, describe.

No.

e. Describe the purpose, type, and approximate quantities of any filling or grading proposed. Indicate source of fill.

Clean pit run fill material will be used to cover and grade over the foundations of buildings after demolition materials have been removed, so there is no entrapment risk, fall risk, or retention of water at the site. Maximum clean fill required per site as fill to cover the basement areas and foundation areas will be: Martin site (150 yards), Five Star site (100 yards), and Kumlue (2 cubic yards). Fill will come from a local quarry.

f. Could erosion occur as a result of clearing, construction, or use? If so, generally describe.

No erosion is expected from this demolition project. Best management practices will be used including silt fencing, hay bales and replanting the three sites at project completion with native species for any areas of disturbed ground. Grading will follow the sites natural contour. Stormwater will sheet flow in natural drainage patterns after project completion.

g. About what percent of the site will be covered with impervious surfaces after project construction (for example, asphalt or buildings)?

None.

h. Proposed measures to reduce or control erosion, or other impacts to the earth, if any:

Best Management Practices will be used, including but not limited to siltation fencing, hay bales, and replanting the three areas at project completion with native grasses in all areas of disturbed ground.

2. Air

a. What types of emissions to the air would result from the proposal (i.e., dust, automobile, odors, industrial wood smoke) during construction and when the project is completed? If any, generally describe and give approximate quantities if known.

There will be typical emissions during demolition activities from excavators, dump trucks and pickup trucks. Dust could result from demolition activities. All three demolition sites have tested negative for asbestos and lead paint. Disposal of demolition materials will be at an approved facility. No emissions will emanate from the finished project.

b. Are there any off-site sources of emissions or odor that may affect your proposal? If so, generally describe.

No.

c. Proposed measures to reduce or control emissions or other impacts to air, if any:
None.

3. Water

a. Surface:

1) Is there any surface water body on or in the immediate vicinity of the site (including year-round and seasonal streams, saltwater, lakes, ponds, wetlands)? If yes, describe type and provide names. If appropriate, state what stream or river it flows into.

These three demolition sites are located on The Tahuya Peninsula near Belfair, WA in an area called Lynch Cove. The Lynch Cove Area is a shallow nearshore estuary area.

2) Will the project require any work over, in, or adjacent to (within 200 feet) the described waters? If yes, please describe and attach available plans.

All three of the demolition sites are located near U.S. Highway 3, and farther than 200 feet from the Tahuya Peninsula waterway.

3) Estimate the amount of fill and dredge material that would be placed in or removed from surface water or wetlands and indicate the area of the site that would be affected. Indicate the source of fill material.

No fill or dredge materials will be removed from or placed in surface water or wetlands as a component of this project.

4) Will the proposal require surface water withdrawals or diversions? Give general description, purpose, and approximate quantities if known.

No surface water withdrawals or diversions will be a component of this project.

5) Does the proposal lie within a 100-year floodplain? If so, note location on the site plan.

The demolition areas are not in the floodplain. The Estuary area for all three parcels is within floodmap FEMA Firm 5301150135.

6) Does the proposal involve any discharges of waste materials to surface waters? If so, describe the type of waste and anticipated volume of discharge.

The demolition project will not discharge any waste materials to surface waters from any of the three sites. Best Management Practices will be used during demolition activities.

b. Ground:

1) Will ground water be withdrawn, or will water be discharged to ground water? Give general description, purpose, and approximate quantities if known.

No ground water will be withdrawn or discharged to ground water.

2) Describe waste material that will be discharged into the ground from septic tanks or other sources, if any (for example: Domestic sewage; industrial, containing the following chemicals. . . ; agricultural; etc.). Describe the general size of the system, the number of such systems, the number of houses to be served (if applicable), or the number of animals or humans the system(s) are expected to serve.

All septic tanks or other sewage disposal facilities existing on site will be drained, then decommissioned according to Ecology standard procedures. No waste materials will be discharged to ground.

c. Water runoff (including stormwater):

1) Describe the source of runoff (including storm water) and method of collection and disposal, if any (include quantities, if known). Where will this water flow? Will this water flow into other waters? If so, describe.

Any stormwater will sheet flow off the area and follow natural drainage patterns. Best Management Practices will be used to prevent any stormwater discharge from entering surface waters.

2) Could waste materials enter ground or surface waters? If so, generally describe.

No waste materials are anticipated to either enter ground or surface waters.

d. Proposed measures to reduce or control surface, ground, and runoff water impacts, if any:

Best Management Practices will be used to reduce and control any surface ground and or runoff water impacts.

4. **Plants**

a. Check or circle types of vegetation found on the site:

——— deciduous tree: **alder, maple**, aspen, other

——— evergreen tree: **fir**, **cedar**, pine, other

—x— shrubs

—x— grass

——— pasture

——— crop or grain

—x— wet soil plants: cattail, buttercup, bullrush, skunk cabbage, other – (near estuary area)

——— water plants: water lily, eelgrass, milfoil, other

—x— other types of vegetation:

Near Lynch Cove waters (possibly within parcels but not near demolition sites) there could be occurrences of
Distichlis Spicata – *Salicornia virginica* (herbaceous vegetation)
Salicornia virginica – *Distichlis spicata* – Triglochin maritime – Jaumea carnosa herbaceous vegetation
Carex lyngbyei - *Distichlis spicata* - Triglochin - maritime herbaceous vegetation

b. What kind and amount of vegetation will be removed or altered?

Some native grasses and or shrubs could be removed near the demolition sites. Up to two trees could be removed that are too close to residences to allow equipment access.

c. List threatened or endangered species known to be on or near the site.

No endangered plant species are known to be near the demolition sites.

d. Proposed landscaping, use of native plants, or other measures to preserve or enhance vegetation on the site, if any:

Any disturbed areas will be spread with straw and reseeded with native grasses at project completion.

5. **Animals**

a. Circle any birds and animals which have been observed on or near the site or are known to be on or near the site:

birds: **hawk, heron, eagle, songbirds**, other:
mammals: **deer, bear, elk, beaver**, other:
fish: bass, ***salmon, trout, herring, shellfish***, other: Pacific Oyster (resident), Hardshell clams (resident) (Lynch Cove)

b. List any threatened or endangered species known to be on or near the site.

Chinook salmon, chum salmon, coho salmon, steelhead could be in Lynch Cove.

c. Is the site part of a migration route? If so, explain.

Yes, salmon, steelhead, and trout migrate through Lynch Cove. Possibly Orca Whales could migrate through the area.

d. Proposed measures to preserve or enhance wildlife, if any:

The demolition project is a portion of a future plan to create the Lynch Cove Estuary Area, intended for wildlife conservation.

6. **Energy and natural resources**

a. What kinds of energy (electric, natural gas, oil, wood stove, solar) will be used to meet the completed project's energy needs? Describe whether it will be used for heating, manufacturing, etc.

No sources of energy will be required to meet the completed project's energy needs.

b. Would your project affect the potential use of solar energy by adjacent properties? If so, generally describe.

No.

c. What kinds of energy conservation features are included in the plans of this proposal? List other proposed measures to reduce or control energy impacts, if any:

None.

7. **Environmental health**

a. Are there any environmental health hazards, including exposure to toxic chemicals, risk of fire and explosion, spill, or hazardous waste that could occur as a result of this proposal? If so, describe.

Each of the parcels scheduled for demolition have had hazardous waste studies completed. These three studies indicate that none of the demolition sites have any hazardous waste issues that will pose environmental or health risks as a result of demolition activities.

1) Describe special emergency services that might be required.

None.

2) Proposed measures to reduce or control environmental health hazards, if any:

All best management practices will be used. Disposal of materials will be done at an approved facility. Best management practices will be used. Demolition activities will be conducted in accordance with required permits.

b. **Noise**

1) What types of noise exist in the area which may affect your project (for example: traffic, equipment, operation, other)?

None.

2) What types and levels of noise would be created by or associated with the project on a short-term or a long-term basis (for example: traffic, construction, operation, other)? Indicate what hours noise would come from the site.

Demolition activities will create short term noise associated with construction activities. Construction will occur at each of the sites during normal working hours. No noise will emanate from the completed project.

3) Proposed measures to reduce or control noise impacts, if any:

None.

8. **Land and shoreline use**

a. What is the current use of the site and adjacent properties?

The three demolition areas include a vacant restaurant, and residential properties. Neighboring sites are located in rural residential areas.

Adjacent properties are rural, with few residences.

b. Has the site been used for agriculture? If so, describe.

No.

c. Describe any structures on the site.

There are two aging residences, one storage shed and a small restaurant that has not operated for several years.

d. Will any structures be demolished? If so, what?

Demolition activities involve two houses, (750 sq. feet and 1,000 sq. ft.), a restaurant (800 sq. feet), and a storage shed (200 sq. ft.). The total acreage of the three parcels is approximately 8.2 acres, however only 0.1 acres of the total acreage will involve demolition activities.

e. What is the current zoning classification of the site?

This area is zoned Rural Residential.

f. What is the current comprehensive plan designation of the site?

Rural

g. If applicable, what is the current shoreline master program designation of the site?

N/A

h. Has any part of the site been classified as an "environmentally sensitive" area? If so, specify.

This demolition project is near the Lynch Cove Estuary Area, intended as a future wildlife conservation area. There are no known archeological or hazardous waste materials at these sites.

i. Approximately how many people would reside or work in the completed project?

No persons would reside at the completed project.

j. Approximately how many people would the completed project displace?

Two persons currently live in one of the structures. They are being relocated by WDFW.

k. Proposed measures to avoid or reduce displacement impacts, if any:

Displacement of two persons did occur with this project. Relocation services have been provided by WDFW.

l. Proposed measures to ensure the proposal is compatible with existing and projected land uses and plans, if any:

Future land plans for this area involve establishing the Lynch Cove Estuary for wildlife conservation. Demolition of the uplands structures is the first part of establishing the projected land use.

9. **Housing**

a. Approximately how many units would be provided, if any? Indicate whether high, middle, or low-income housing.
No units will be provided.

b. Approximately how many units, if any, would be eliminated? Indicate whether high, middle, or low-income housing.
Two aging houses are eliminated as a result of this project. These housing units are middle to low income housing.

c. Proposed measures to reduce or control housing impacts, if any:
Relocation services to two people are being provided by WDFW.

10. **Aesthetics**

a. What is the tallest height of any proposed structure(s), not including antennas; what is the principal exterior building material(s) proposed?
N/A.

b. What views in the immediate vicinity would be altered or obstructed?
N/A.

c. Proposed measures to reduce or control aesthetic impacts, if any:
The ground will be reseeded with natural grasses to return the area to a more natural appearance.

11. **Light and glare**

a. What type of light or glare will the proposal produce? What time of day would it mainly occur?
None.

b. Could light or glare from the finished project be a safety hazard or interfere with views?
No.

c. What existing off-site sources of light or glare may affect your proposal?
None.

d. Proposed measures to reduce or control light and glare impacts, if any:
None are proposed.

12. **Recreation**

a. What designated and informal recreational opportunities are in the immediate vicinity?
Hood Canal is in the immediate vicinity, offering opportunities for fishing, boating, hiking, camping, and wildlife viewing.

b. Would the proposed project displace any existing recreational uses? If so, describe.
No.

c. Proposed measures to reduce or control impacts on recreation, including recreation opportunities to be provided by the project or applicant, if any:

None.

13. **Historic and cultural preservation**

a. Are there any places or objects listed on, or proposed for, national, state, or local preservation registers known to be on or next to the site? If so, generally describe.

No.

b. Generally describe any landmarks or evidence of historic, archaeological, scientific, or cultural importance known to be on or next to the site.

None are known.

c. Proposed measures to reduce or control impacts, if any:

The demolition project occurs in areas of previously disturbed soil. In the unlikely event that artifacts are discovered, demolition activities will stop and the Department of Historic and Archeological Preservation will be contacted.

14. **Transportation**

a. Identify public streets and highways serving the site, and describe proposed access to the existing street system. Show on site plans, if any.

State Route 3 serves this site.

b. Is site currently served by public transit? If not, what is the approximate distance to the nearest transit stop?

The nearest transit stop is unknown.

c. How many parking spaces would the completed project have? How many would the project eliminate?

An existing parking area at one of the parcels where the restaurant is located has an existing paved 6 stall parking area that will not be demolished. There are existing pullout areas along the side of Highway 3 providing access to the parcels that will not be removed. The completed project will not have an established paved parking area.

d. Will the proposal require any new roads or streets, or improvements to existing roads or streets, not including driveways? If so, generally describe (indicate whether public or private).

No.

e. Will the project use (or occur in the immediate vicinity of) water, rail, or air transportation? If so, generally describe.

No.

f. How many vehicular trips per day would be generated by the completed project? If known, indicate when peak volumes would occur.

No vehicular trips will be generated by the completed project.

g. Proposed measures to reduce or control transportation impacts, if any:

None.

15. **Public services**

a. Would the project result in an increased need for public services (for example: fire protection, police protection, health care, schools, other)? If so, generally describe.

No.

b. Proposed measures to reduce or control direct impacts on public services, if any.

None.

16. **Utilities**

a. Circle utilities currently available at the site: **electricity**, natural gas, **water**, refuse service, **telephone, sanitary sewer, septic system**, other.

b. Describe the utilities that are proposed for the project, the utility providing the service, and the general construction activities on the site or in the immediate vicinity which might be needed.

None are proposed.

C. SIGNATURE

The above answers are true and complete to the best of my knowledge. I understand that the lead agency is relying on them to make its decision.

Signature: Cynthia Knight

Date Submitted: 2/11/2014